

MLS Area 40

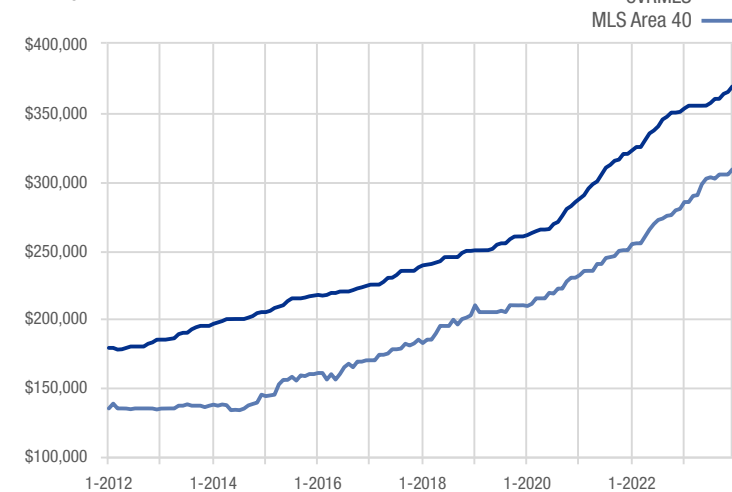
40-Henrico

Single Family	December			Year to Date		
Key Metrics	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	33	20	- 39.4%	622	521	- 16.2%
Pending Sales	24	27	+ 12.5%	508	474	- 6.7%
Closed Sales	26	47	+ 80.8%	540	474	- 12.2%
Days on Market Until Sale	25	36	+ 44.0%	13	29	+ 123.1%
Median Sales Price*	\$247,000	\$305,000	+ 23.5%	\$280,000	\$308,725	+ 10.3%
Average Sales Price*	\$250,238	\$330,636	+ 32.1%	\$290,195	\$326,305	+ 12.4%
Percent of Original List Price Received*	101.0%	100.7%	- 0.3%	102.5%	100.4%	- 2.0%
Inventory of Homes for Sale	84	48	- 42.9%	—	—	—
Months Supply of Inventory	2.0	1.2	- 40.0%	—	—	—

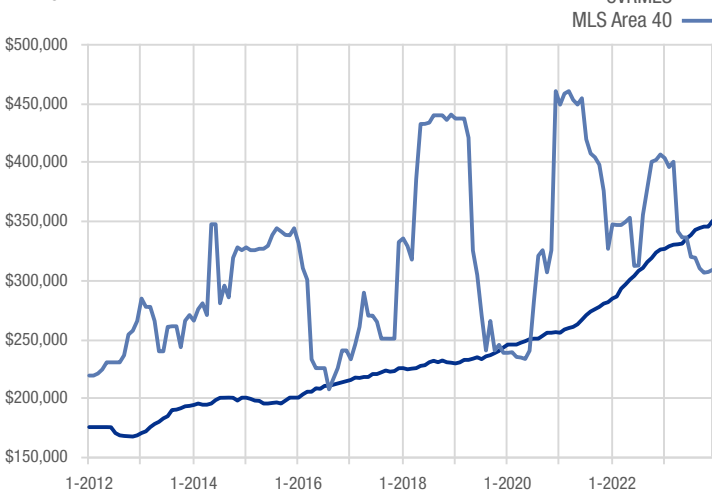
Condo/Town	December			Year to Date		
Key Metrics	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	3	6	+ 100.0%	88	95	+ 8.0%
Pending Sales	6	4	- 33.3%	84	60	- 28.6%
Closed Sales	7	5	- 28.6%	102	57	- 44.1%
Days on Market Until Sale	14	2	- 85.7%	26	21	- 19.2%
Median Sales Price*	\$314,500	\$320,780	+ 2.0%	\$406,160	\$308,454	- 24.1%
Average Sales Price*	\$389,111	\$371,694	- 4.5%	\$445,835	\$361,781	- 18.9%
Percent of Original List Price Received*	99.7%	99.3%	- 0.4%	100.2%	99.3%	- 0.9%
Inventory of Homes for Sale	5	25	+ 400.0%	—	—	—
Months Supply of Inventory	0.7	5.0	+ 614.3%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single-Family



Median Sales Price - Condo/Town



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.